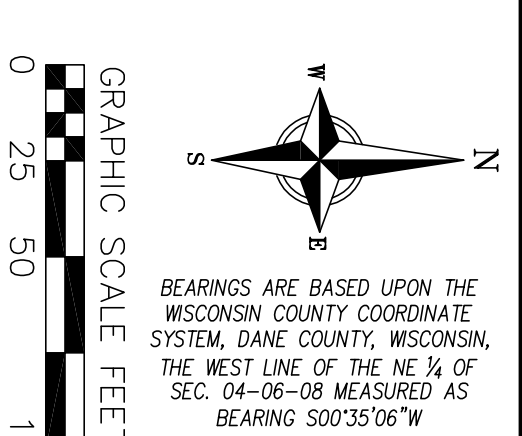
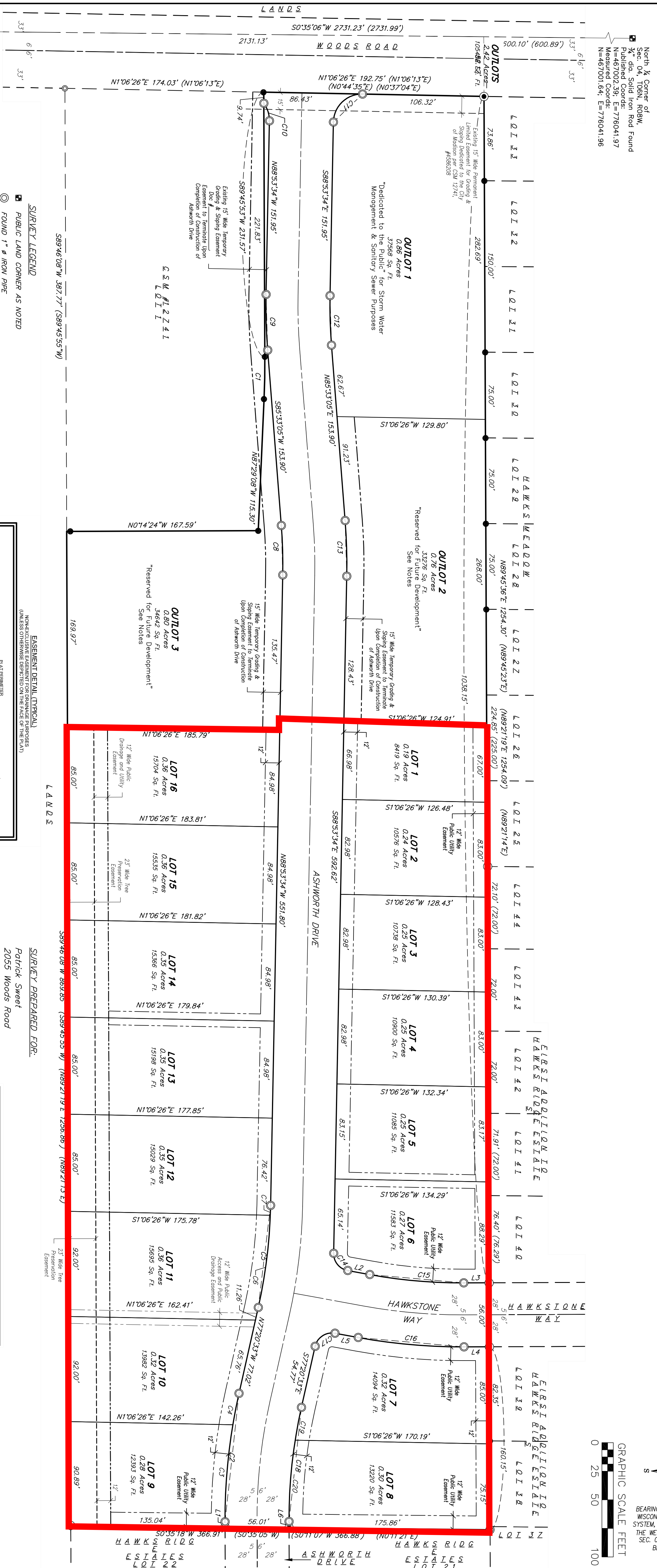


# HAWK'S WOODS ESTATES

OUTLOT 1, CERTIFIED SURVEY MAP NUMBER 12741, AS RECORDED IN VOLUME 80 OF CERTIFIED SURVEY MAPS, ON PAGES 242-245, AS DOCUMENT NUMBER 4586208, DANE COUNTY REGISTRY, LOCATED IN THE NW ¼-NE ¼ OF SECTION 04, TOWNSHIP 06 NORTH, RANGE 08 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN



BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, WISCONSIN, THE WEST LINE OF THE NE ¼ OF SEC. 04-06-08 MEASURED AS BEARING S05°35'06" W



**SURVEY LEGEND**

- PUBLIC LAND CORNER AS NOTED
- FOUND 1" # IRON PIPE
- FOUND 1 1/4" # IRON ROD
- FOUND 3/4" # IRON ROD
- SET 1-1/4" x 24" SOLID IRON BE-ROD
- WT. 4.30 LB./FT. MIN., ALL OTHER LOTS & OUTLOT CORNERS MARKED BY A 3/4" x 24" SOLID IRON BE-ROD, WT. 1.30 LB./FT. MIN.
- ( ) RECORDED AS DATA

UTILITY EASEMENTS: NO PASSES OR BURIED CABLES ARE TO BE PLACED SUCH THAT THE INSTALLATION WOULD DISTURB ANY SURVEY STAKE, OR OBSTRUCT SURVEY MONUMENT BY ANYONE'S USE OR A SECTION 236.32 OF WISCONSIN STATUTES. UTILITY EASEMENTS AS MENTIONED HEREIN ARE FOR THE USE OF ANY UTILITY COMPANY AS DETERMINED BY THE ENGINEER.

DESCRIPTION:  
1. Michael S. Morfy, Professional Land Surveyor No. 2452 hereby certifies, that in full compliance with the provisions of Chapter 236 of the Wisconsin Statutes and the subdivision regulations of the City of Madison and under the direction of Patrick J. Sweeth and Yelvey A. Conway Street, owners of said land, I have surveyed and subdivided the lands hereinafter described into lots, blocks, and outlots as shown on this plat and the subdivision of the lands surveyed, and that this plat is a true and correct representation of a plat numbered 12741, as recorded in Volume 80 of Certified Survey Maps, on Pages 242-245, as Document Number 4586208, Dane County Registry located in the NW ¼ of the NE ¼ of Section 04, Township 06 North, Range 08 East, City of Madison, Dane County, Wisconsin, more fully described as follows:

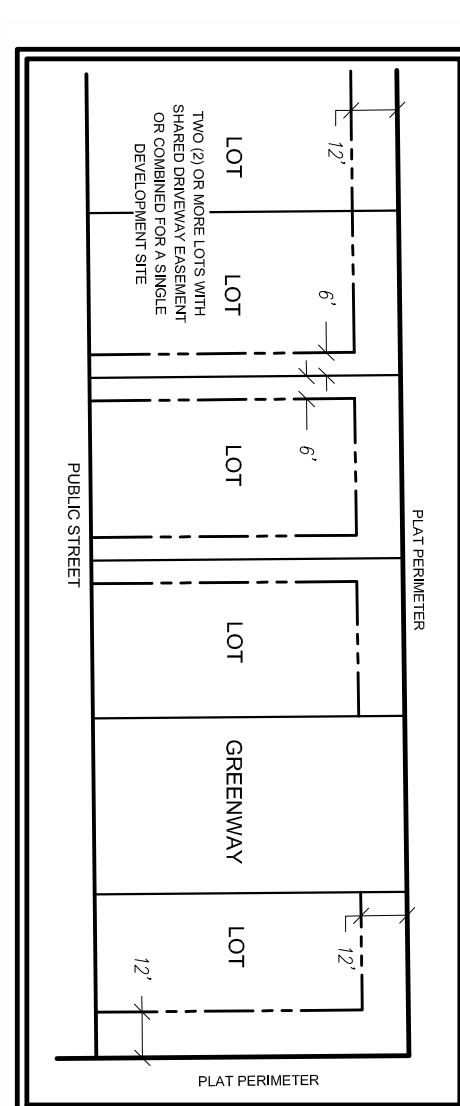
Commencing at the North 1/4 corner of said Section 04, thence S05°35'06" along the West line of the NE 1/4 of said Section 04, 600.10 feet, thence N89°45'36" E, 321.7 feet to the Northwest corner of said Outlot 1, thence S05°35'06" W, 20.73 feet, thence S89°45'36" E, 124.30 feet, thence S07°32'18" W, 366.41 feet, thence S89°46'08" W, 688.65 feet, thence N07°14'24" W, 167.59 feet, thence S87°29'08" W, 115.30 feet to a point of non-tangential radius of 700.00 feet, and a chord bearing N08°51'38" W, 58.95 feet, to the center of said curve, thence S05°35'06" W, 20.73 feet, thence S89°45'36" E, 321.7 feet to the point of beginning. Said description contains 353,373 square feet or 8.044 acres more or less.

Veribicher Associates Inc.,  
1501 State Street, Suite 100,  
Madison, WI 53703  
By: Michael S. Morfy, P.L.S. No. 2452  
Dated this \_\_\_\_\_ day of \_\_\_\_\_, 201\_\_.

Signed: \_\_\_\_\_  
Patrick J. Sweeth, P.L.S. No. 2432  
M.S. Sweeth, Patrick J. Sweeth, Dev. Analysis/Engineering/Civil 3D/FPI/719.6wg D:\mimc

**SURVEY PREPARED FOR:**

Patrick Sweet  
2055 Woods Road  
Verona, WI 53593  
(608) 695-2441



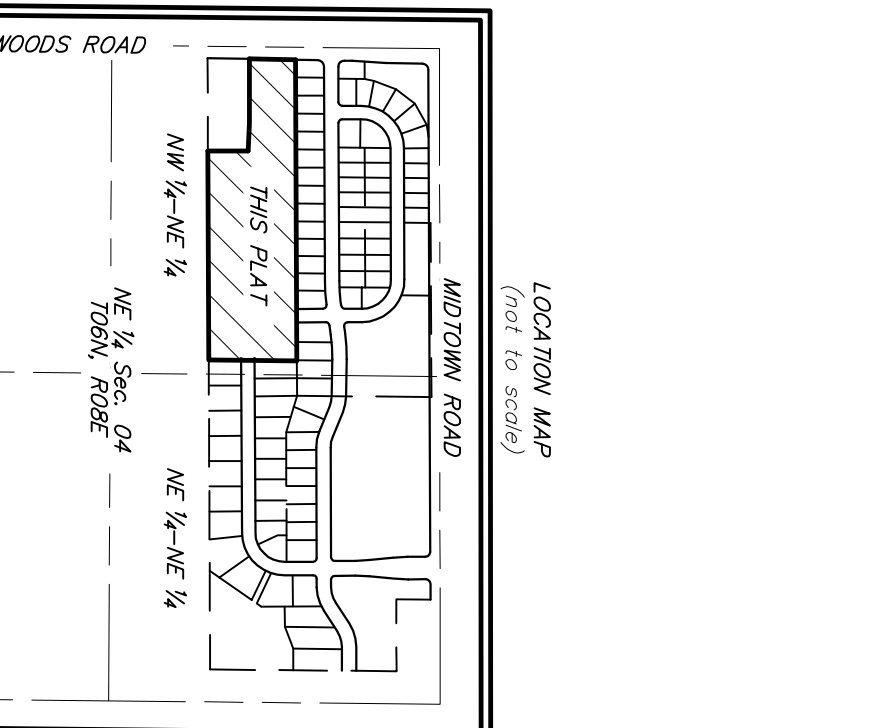
**NOTES:**  
1. All street right-of-ways depicted within this Plat boundary are Dedicated to the Public, unless otherwise noted.  
2. The utility easement for all utility lines shall be graded with the construction of each lot with the City Engineer and the zoning administrator, as provided in accordance with Madison General Ordinances.  
3. All lots created by this Plat are individually responsible for compliance with applicable zoning and other ordinances and regulations with respect to storm water management of the time they develop.  
4. Lots/buildings within this plat are subject to impact fees that are due and payable at the time of building permit application.  
5. The minimum lot area for a subdivision is 1/2 acre, with a minimum of 60 feet in width measured from the property line to the interior of the Plat. For purposes of two (2) or more lots have a shared driveway agreement, the public easement for drainage purposes shall be a minimum of six (6) feet in width measured from the property line to the interior of the Plat. For purposes of two (2) or more lots have a shared driveway agreement, the public easement for drainage purposes shall be a minimum of six (6) feet in width measured from the property line to the interior of the Plat. For purposes of two (2) or more lots have a shared driveway agreement, the public easement for drainage purposes shall be a minimum of six (6) feet in width measured from the property line to the interior of the Plat. For purposes of two (2) or more lots have a shared driveway agreement, the public easement for drainage purposes shall be a minimum of six (6) feet in width measured from the property line to the interior of the Plat.  
6. The plat is subject to all applicable zoning and other ordinances and regulations of the City of Madison, Wisconsin.  
7. The plat is subject to all applicable zoning and other ordinances and regulations of the City of Madison, Wisconsin.  
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9. The plat is subject to all applicable zoning and other ordinances and regulations of the City of Madison, Wisconsin.  
10. The plat is subject to all applicable zoning and other ordinances and regulations of the City of Madison, Wisconsin.

**Line Table**

LINE NO.	DIRECTION	LENGTH	AREA
L1	S89°45'16" W	4.50'	
L2	N07°15'52" E	19.59'	
L3	N07°14'24" W	22.07'	
L4	S07°14'24" E	22.07'	
L5	S10°21'53" W	20.73'	
L6	N89°45'16" E	5.41'	

**Curve Table**

CURVE NUMBER	ARC LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	36.99'	770.00'	0.0234459°	N88°51'38" W	36.95'
C2	114.28'	503.00'	0.126411°	N83°47'39" W	114.04'
C3	85.31'	503.00'	0.0934303°	N85°23'13" W	85.21'
C4	27.97'	503.00'	0.031108°	N79°56'07" W	27.96'
C5	90.11'	447.00'	0.113310°	N83.0704° W	89.96'
C6	81.56'	447.00'	0.102713°	N82°34'10" W	81.44'
C7	8.56'	447.00'	0.0170548°	N88°20'41" W	8.55'
C8	43.34'	447.00'	0.0533321°	S88°19'45" W	43.33'
C9	48.77'	503.00'	0.0533321°	S88°19'45" W	48.76'
C10	16.41'	25.00'	0.273639°	S72°17'56" W	16.12'
C11	38.27'	25.00'	0.803000°	S43°30'53" W	35.36'
C12	43.34'	447.00'	0.0533321°	N88°19'45" E	43.33'
C13	48.77'	503.00'	0.0533321°	N88°19'45" E	48.76'
C14	21.44'	150.00'	0.803430°	N50°44'00" E	19.43'
C15	82.70'	447.00'	0.1027359°	N05°03'56" E	82.58'
C16	91.06'	503.00'	0.102539°	S09°12'36" W	92.92'
C17	22.96'	15.00'	0.873409°	S33°29'29" E	20.78'
C18	100.66'	447.00'	0.125411°	S83°47'39" E	100.45'
C19	29.16'	447.00'	0.031414°	S79°12'40" E	29.15'
C20	71.51'	447.00'	0.093935°	S88°39'45" E	71.43'



There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis Stats, as provided by s. 236.12, Wis Stats.

Certified \_\_\_\_\_ 20\_\_\_\_

Department of Administration

**veribicher** ENGINEERING & SURVEYING INC. 5940 WESTLAKE BLVD. MADISON, WI 53719  
9540 WESTLAKE BLVD. MADISON, WI 53719

DATE: February 20, 2013  
DRAWN BY: \_\_\_\_\_  
CHECKED BY: \_\_\_\_\_

SUBMITTED DATE: \_\_\_\_\_  
2059 Woods Road  
Verona, WI 53593

SHEET 1 OF 2

# HAWK'S WOODS ESTATES

OUTLOT 1, CERTIFIED SURVEY MAP NUMBER 12741, AS RECORDED IN VOLUME 80 OF CERTIFIED SURVEY MAPS, ON PAGES 242-245, AS DOCUMENT NUMBER 4586208, DANE COUNTY REGISTRY, LOCATED IN THE NW ¼-NE ¼ OF SECTION 04, TOWNSHIP 06 NORTH, RANGE 08 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN

## OWNER'S CERTIFICATE:

As owners, we hereby certify that we caused the land described on this plat to be surveyed, divided, mapped, and dedicated as represented on the plat of HAWK'S WOODS ESTATES. We also certify that this plat is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection:

Department of Administration  
Common Council, City of Madison  
Dane County Zoning and Land Regulation Committee

WITNESS the hand and seal of said owners this \_\_\_\_ day of \_\_\_\_\_, 201\_\_  
In presence of:

Land Contract Vendor

Heidi L. Eskrich

John C. Eskrich

Land Contract Vendee

Patrick J. Sweet

Kelley A. Conway Sweet

STATE OF WISCONSIN  
COUNTY SS

Personally came before me this \_\_\_\_ day of \_\_\_\_\_, 201\_\_, the above named Heidi L. Eskrich and John C. Eskrich, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Notary Public, State of Wisconsin.

My commission expires/is permanent \_\_\_\_\_

STATE OF WISCONSIN  
COUNTY SS

Personally came before me this \_\_\_\_ day of \_\_\_\_\_, 201\_\_, the above named Patrick J. Sweet and Kelley A. Conway Sweet, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Notary Public, State of Wisconsin.

My commission expires/is permanent \_\_\_\_\_

## MORTGAGE CERTIFICATE:

Wintrust Mortgage Corporation, an Illinois Corporation organized and existing under the laws of the State of Illinois, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping, and dedicating of the land described on this plat, and does hereby consent to the above owner's certificate.

IN WITNESS WHEREOF, Wintrust Mortgage Corporation has caused these presents to be signed by \_\_\_\_\_ on this \_\_\_\_ day of \_\_\_\_\_, 201\_\_, its \_\_\_\_\_ of \_\_\_\_\_ on this \_\_\_\_\_

State of \_\_\_\_\_ )  
County of \_\_\_\_\_ ) ss

Personally came before me this \_\_\_\_ day of \_\_\_\_\_, 201\_\_, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public, State of \_\_\_\_\_  
My commission expires/is permanent: \_\_\_\_\_

## DANE COUNTY TREASURER'S CERTIFICATE:

I, David Worzala, being the duly elected, qualified and acting Treasurer of the County of Dane, do hereby certify that the records in my office show no unredeemed tax sales and no unpaid taxes or special assessments affecting any of the lands included in the plat of HAWK'S WOODS ESTATES, as of this \_\_\_\_ day of \_\_\_\_\_, 201\_\_

David Worzala, Dane County Treasurer

## CITY OF MADISON TREASURER'S CERTIFICATE:

As duly appointed City Treasurer of the City of Madison, Dane County, Wisconsin, I hereby certify that the records in my office show no unredeemed tax sales and no unpaid taxes or special assessments affecting any of the lands included in the plat of HAWK'S WOODS ESTATES as of this \_\_\_\_ day of \_\_\_\_\_, 201\_\_

David M. Gowenda, City of Madison Treasurer

## CITY OF MADISON COMMON COUNCIL APPROVAL:

Resolved, that the plat of HAWK'S WOODS ESTATES, located in the Northwest Quarter (¼) of the Northeast Quarter (¼) of Section 04, Township 06 North, Range 08 East, City of Madison, Dane County, Wisconsin, was hereby approved by Enactment Number \_\_\_\_\_, File ID Number \_\_\_\_\_, adopted on this \_\_\_\_ day of \_\_\_\_\_, 201\_\_, and that said enactment further provided for the acceptance of those lands dedicated and rights conveyed by said plat of HAWK'S WOODS ESTATES to the City of Madison for public use.

Dated this \_\_\_\_ day of \_\_\_\_\_, 201\_\_.

Marabeth Witzel-Behn, City Clerk  
City of Madison, Dane County, Wisconsin

## CITY OF MADISON APPROVAL:

Approved for recording by the secretary of the City of Madison Planning Commission.

Dated this \_\_\_\_ day of \_\_\_\_\_, 201\_\_.

Steven R. Covey, Secretary of Planning Commission

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Certified \_\_\_\_\_, 20\_\_



Department of Administration

verbicher  
REGISTRY & RECORDS MANAGEMENT CITY



planners | engineers | architects  
994 North Monona Drive, Suite 1000 Madison, WI 53706

STARTED BY: 11/27/09  
DATE: February 20, 2013  
CHECKED BY:

SUBMITTED DATE:  
2013  
2059 Woods Road  
Verona, WI 53593

SHEET  
2 OF 2

CERTIFICATE OF REGISTER OF DEEDS  
RECORDING DATA

Received for recording this \_\_\_\_ day  
of \_\_\_\_\_, 201\_\_, and recorded  
in Volume \_\_\_\_\_ of Plats, on  
pages \_\_\_\_\_

Kristi Chabrowski, Dane County  
Register of Deeds